

**HONORABLE CITY PLANNING COMMISSION
CINCINNATI, OHIO**

June 16, 2006

SUBJECT:

A report and recommendation concerning the grant of a permanent easement within Michigan Avenue right-of-way to Michigan Terrace LLC for the location of private sewer lines in the neighborhood of Hyde Park.

BACKGROUND:

The City of Cincinnati is the owner of Michigan Avenue north of Erie Avenue. Michigan Terrace LLC owns the property at the corner of Erie Avenue and Michigan Avenue where a mixed residential-commercial building is being constructed, known as the Michigan Terrace. As part of the Michigan Terrace project, Michigan Terrace LLC has petitioned to purchase a permanent easement within Michigan Avenue right-of-way for the location of private sewer lines. An appraisal of the easement performed by Real Estate Services has determined that its fair market value is \$3,000.00, which Michigan Terrace LLC has deposited with the City Treasurer. The administration recommends granting the easement.

RECOMMENDATION

The staff of the Department of Community Development and Planning recommends the City Planning Commission takes the following action:

“Approve the grant of a permanent easement within Michigan Avenue right-of-way to Michigan Terrace LLC for the location of private sewer lines.”

Respectfully submitted:

Stephen C. Briggs
Senior City Planner

Approved:

Margaret A. Wuerstle, AICP
Chief Planner

CN-P

GREGSON PL

CN-P

HYDE PARK SQUARE

CN-P

MICHIGAN AV

SF-6

2740 ERIE AV.



OL

SHAW AV

ERIE AV

OL